WARRANTY DEED

JOYCE JORDAN NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires NOV. 27, 1999

BOOK 11527 PG 56

STATE OF TENNESSEE
COUNTY OF DAVIDSON
THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 135,900.00

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28th DAY OF May 19 99

Notary Public

MY COMMISSION EXPIRES: 11-27-99
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY

CASTLEMAN TITLE & ESCROW, INC., 213 A Ward Circle, Brentwood, Tennessee 37027

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NUMBERS
Tommy E. Ratton	VOLUNTEER TRUST COMPANY	135-14B-32.CO
(NAME)	(NAME)	
2004 Ransom Place	1501 Hatcher Lane	
(ADDRESS)	(ADDRESS)	
Nashville, Tennessee 37217	Columbia, TN 38402	
(CITY) (STATE) (ZIP)	(CITY) (STATE) (ZIP)	

FOR AND CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, Susie Czaja, a widow

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Tommy E. Ratton and wife, Carla D. Ratton

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

LAND in Davidson County, Tennessee, BEING Lot No. 32 on the Plan of Ransom Place, Section 1, of record in Book 6900, Page 922 - 924, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a complete and accurate description thereof.

Being the same property conveyed to Edward Czaja and wife, Susie Czaja by deed from Ransom Place Homes, Inc. of record in Book 9737, Page 592; and re-recorded in Book 9789, Page 593, Register's Office for Davidson County, Tennessee. Edward Czaja having since deceased.

This conveyance is subject to taxes for 1999 and subsequent years, easements, and restrictions of record.

MAIL ENV.

05999589

IDENTIFICATION REFERENCE

99 JUN 14 PM 2:47

ALL STATE RECEIVED REGISTER
DAVIDSON COUNTY, TN.

unimproved ( )
This is improved (X) property, known as 2004 Ransom Place, Nashville, Tennessee 37217
(House Number) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness my hand this 28th day of May 19 99

Susie Czaja

STATE OF ~~TENNESSEE~~ INDIANA
COUNTY OF ~~WILLIAMSON~~ PORTER

BOOK 11527 PG. 57

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named Susie Czaja

the bargainor, with whom I am personally acquainted or proved to me on the basis of satisfactory evidence, and who acknowledged that she executed the within instrument for the purposes therein contained. Witness my hand and official seal at Brem~~e~~wood INDIANA, ~~Tennessee~~, this 28th day of May 19 99.

Commission expires 2/14/00

Dana Marie Hyndman
Notary Public

STATE OF ~~TENNESSEE~~ INDIANA
COUNTY OF PORTER

Before me, _____ a Notary Public within and for the State and County aforesaid, personally appeared _____ and _____ with whom I am personally acquainted and who upon _____ oath(s) acknowledged _____ to be the _____ and _____ respectively of the _____ the within named bargainor, and corporation, and that _____ as such _____ and _____ being authorized so to do, execute the foregoing instrument for the purposes therein contained by signing the name of the corporation, by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the 28th day of May 19 99.

My commission expires 2/14/00

Dana Marie Hyndman
Notary Public

9509 06/14 0101 032CHECK $13.83

OFFICIAL RECEIPT

BILL GARRETT
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 11527 PG. 58

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED	CFEE - COMPUTER FEE	PRFEE - PROBATE FEE

0599589

REFERENCE

99 JUN 14 PM 2:47

BILL GARRETT REGISTER
DAVIDSON COUNTY, TN.

CAMT 135900.00
CON TX 502.83
PRFEE 1.00
WDEED 8.00
~~TOTAL 511.83~~
~~CHECK 511.83~~
06/14/99 01 14:51 0001 9509

total $ 513.83

CFEE 2.00
~~BANK 2.00~~
~~CHECK 2.00~~
06/14/99 01 14:51 0001 9510
9510 06/14 0101 03CHECK 2.00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

No. 147332